



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes FF, MND, MNDC, MNSD, O, OLC,

Introduction

This decision deals with three applications for dispute resolution, two brought by the tenant(s), and one brought by the landlord(s). All files were to be heard together, however, at the beginning of the conference call, both the tenants and landlords stated that the tenants have filed an action with the Court for issues related to these files and this tenancy.

Section 58(2)(c) of the Residential Tenancy Act requires that, if the director accepts an application the director must resolve the dispute, unless the dispute is substantially linked to a matter that is before the Court.

It is my finding therefore that, since this matter is before the Court, and since all three files are substantially linked to the matter that is before the Court I decline jurisdiction over all three of these files, because Section 58 of the Residential Tenancy Act provides primacy to the Courts where the jurisdiction overlaps.

Conclusion

I decline jurisdiction over all three of these applications.

This decision is made on authority delegated to me by the Director of the Residential Tenancy Branch under Section 9.1(1) of the *Residential Tenancy Act*.

Dated: July 11, 2016

Residential Tenancy Branch